

# HEARING EXAMINER AGENDA (New/Continued)

June 17, 2025

Notice is hereby given that the Lee County Hearing Examiner will hold hearings on June 17, 2025 at 1:30 p.m., at the Hearing Examiner Meeting Room, 1500 Monroe Street, Fort Myers, Florida to consider the following petitions:

## **CASES TO BE HEARD**

VIO2023-06491 Unclaimed	<p>GARCIA BALTAZAR LOPEZ</p> <p>SUBJECT: No Permit - Additional structure added to primary structure without the required permit.</p> <p>LOCATION: 11420 KIMBLE DR, FORT MYERS, FL 33908</p> <p>STRAP NO.: 06-46-24-06-00000.1250</p> <p>CODE OFFICER: Volker Wilsch</p> <p>CODE SECTION:</p> <p>Lee County Land Development Code Section 6-111, adopting the Florida Building Code, as amended, Section 105.1 for failing to obtain a required permit.</p>
VIO2024-00177	<p>RIORDAN FRANKLIN</p> <p>SUBJECT: Storage Container. LDC. Chapter # 34-3050-3105. Consisting of but not limited to portable storage container on property without an approved issued remodel permit.</p> <p>LOCATION: 250 MONTEREY ST, NORTH FORT MYERS, FL 33903</p> <p>STRAP NO.: 34-43-24-02-00019.0230</p> <p>CODE OFFICER: Michael Bork</p> <p>CODE SECTION:</p> <p>Storage Container.</p>

VIO2024-04708 Unclaimed	<p>THK PROPERTIES INC</p> <p>SUBJECT: Development Order Required For Work Improvement. LDC. Chapter #10-7 &amp; 10-101A. Consisting of but not limited to resealed and restriping (C-1) commercial parking lot, without obtaining an approved issued development order.</p> <p>LOCATION: 80 PONDELLA RD, NORTH FORT MYERS, FL 33903</p> <p>STRAP NO.: 02-44-24-00-00044.0000</p> <p>CODE OFFICER: Michael Bork</p> <p>CODE SECTION:</p> <p>Lee County Land Development Code Sections 10-7 &amp; 10-101(a) for failing to obtain a development order for work completed.</p> <p>Development Order Required For Work Improvement.</p>
VIO2024-06477 Unclaimed	<p>OWSIANA ZOFIA</p> <p>SUBJECT: Fence without permit – fence installed without the required permit.</p> <p>LOCATION: 1206 DESOTO AVE, LEHIGH ACRES, FL 33972</p> <p>STRAP NO.: 17-44-27-L4-01004.0090</p> <p>CODE OFFICER: Maria Calvi</p> <p>CODE SECTION:</p> <p>Lee County Land Development Code Section 6-111, adopting the Florida Building Code, as amended, Section 105.1 for failing to obtain a required permit.</p>
VIO2024-06955 Accepted	<p>CONTRACTOR PLUS INC</p> <p>SUBJECT: Work without a Development Order - Storage containers, construction materials, vehicles, trailers, and misc. items openly stored on the property without a required development order.</p> <p>LOCATION: 204 3RD ST, FORT MYERS, FL 33907</p> <p>STRAP NO.: 12-45-24-L2-010N0.0160</p> <p>CODE OFFICER: Jonathan P Guzman</p> <p>CODE SECTION:</p> <p>Lee County Land Development Code Sections 10-7 &amp; 10-101(a) for failing to obtain a development order for work completed.</p>
VIO2024-06957 Accepted	<p>CONTRACTOR PLUS INC</p> <p>SUBJECT: No Permit - 6' chain link fence installed adjacent to building 204 without a required fence permit.</p> <p>LOCATION: 204 3RD ST, FORT MYERS, FL 33907</p> <p>STRAP NO.: 12-45-24-L2-010N0.0160</p> <p>CODE OFFICER: Jonathan P Guzman</p> <p>CODE SECTION:</p> <p>Lee County Land Development Code Section 34-1742(a) for failing to obtain a permit for a fence.</p>

VIO2024-06958  
Accepted

CONTRACTOR PLUS INC

SUBJECT: No Permit - 6' chainlink fence installed on the property (Lot 204) without a required fence permit.

LOCATION: 204 3RD ST, FORT MYERS, FL 33907

STRAP NO.: 12-45-24-L2-010N0.0160

CODE OFFICER: Jonathan P Guzman

CODE SECTION:

Lee County Land Development Code Section 34-1742(a) for failing to obtain a permit for a fence.

VIO2024-07254

LEITNER PATRICIA & LEITNER CHRISTOPHER

SUBJECT: Nuisance accumulation / Pallets, tile, buckets, furniture and other trash and debris in driveway and carport.

LOCATION: 2232 VIRGINIA AVE, FORT MYERS, FL 33905

STRAP NO.: 21-43-26-02-0000B.0140

CODE OFFICER: Joel R Bennett

CODE SECTION:

Lee County Ordinance 93-39 for allowing a nuisance accumulation.

VIO2024-07530  
Not Received

DESMARAIS ANDREW

SUBJECT: Nuisance accumulation - inoperable/ unregistered vehicle, truck bed full of debris, auto parts, trash and misc debris

LOCATION: 1169 CHEROKEE AVE, LEHIGH ACRES, FL 33936

STRAP NO.: 06-45-27-L2-01001.0350

CODE OFFICER: Maria Calvi

CODE SECTION:

Lee County Ordinance 93-39 for allowing a nuisance accumulation.

VIO2024-07689

MHC CRYSTAL LAKES LOTS LLC C/O: DUFF & PHELPS A KROLL BUSINESS

SUBJECT: No Permit / Closed in a screened porch in back of house with wood.

LOCATION: 5013 FIDDLELEAF DR, FORT MYERS, FL 33905

STRAP NO.: 10-44-25-06-00000.0530

CODE OFFICER: Carlo Cifarelli

CODE SECTION:

Lee County Land Development Code Section 6-111, adopting the Florida Building Code, as amended, Section 105.1 for failing to obtain a required permit.

VIO2024-07906  
Accepted

TOVAR JUAN

SUBJECT: No permit / Open roof structure in back

LOCATION: 4956 S GALAXY DR, FORT MYERS, FL 33905

STRAP NO.: 16-44-25-03-0000C.0440

CODE OFFICER: Joel R Bennett

CODE SECTION:

Lee County Land Development Code Section 6-111, adopting the Florida Building Code, as amended, Section 105.1 for failing to obtain a required permit.

VIO2024-08328

ISSA YASSER M

SUBJECT: Nuisance Accumulation - Consisting of unregistered and/or inoperable vehicle. Junk, trash, debris or any other items, including but not limited to, various construction materials.

LOCATION: 1413 PROSPECT AVE, LEHIGH ACRES, FL 33972

STRAP NO.: 17-44-27-L1-08030.0190

CODE OFFICER: Maria Calvi

CODE SECTION:

Lee County Ordinance 93-39 for allowing a nuisance accumulation.

VIO2025-00199  
Accepted

ECHENIQUE EDIAN

SUBJECT: Right of way without permit - Work performed in the county right of way without the required permit (millings were added to the property and spread to the roadway on the south/left side of the residence).

LOCATION: 1415 MONROE AVE, LEHIGH ACRES, FL 33972

STRAP NO.: 13-44-27-L1-07034.0200

CODE OFFICER: Michael Duffek

CODE SECTION:

LDC Sec. 10-296(n)(1)

VIO2025-00204  
Accepted

ECHENIQUE EDIAN

SUBJECT: Expired permit – Permit (DRV2022-01414) expired on 12/09/2023 and needs to be reactivated. \*\*\*Driveway on the north/right side of the property.

LOCATION: 1415 MONROE AVE, LEHIGH ACRES, FL 33972

STRAP NO.: 13-44-27-L1-07034.0200

CODE OFFICER: Michael Duffek

CODE SECTION:

Lee County Land Development Code Section 6-111, adopting the Florida Building Code, as amended, Section 105.4 for failing to maintain an active permit.

Expired permit – Permit (DRV2022-01414) expired on 12/09/2023 and needs to be reactivated. \*\*\*Dr

VIO2025-00646  
Unclaimed

GARCIA BALTAZAR LOPEZ

SUBJECT: No Permit - Front door and window installed, after removal of sliding glass door, without the required permit.

LOCATION: 11420 KIMBLE DR, FORT MYERS, FL 33908

STRAP NO.: 06-46-24-06-00000.1250

CODE OFFICER: Volker Wilsch

CODE SECTION:

Lee County Land Development Code Section 6-111, adopting the Florida Building Code, as amended, Section 105.1 for failing to obtain a required permit.

VIO2025-00711  
Unclaimed

ROSELL JAVIER + ROSELL LUIS

SUBJECT: PERMITTED USE - Cease the living/occupying/storing of Travel Trailer as this is not permitted in an RS-1 zoned area

LOCATION: 1119 MONROE AVE, LEHIGH ACRES, FL 33972

STRAP NO.: 24-44-27-L1-12046.0220

CODE OFFICER: Michael Duffek

CODE SECTION:

Lee County Land Development Code Chapter 34-692/694/695